

## EXHIBIT A

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### "Sunny Oaks Pump Station", APN 074-224-021

Those portions of the Map of the Subdivisions of the Slack Tract, being part of Lot 79 of the Ranchos Canada de Los Osos and La Laguna, in the County of San Luis Obispo, State of California, according to the map filed in Book B, Page 87 of Maps in the Office of the County Recorder of said County and also described in the Grant Deed recorded in Book 1335, Page 722 of Official Records in said County Recorder's Office, said portions of land being more particularly described in following Parcel A:

#### Parcel A:

Commencing at a 2 inch punched brass disk stamped "Co. Surveyor", marking a centerline intersection of Los Osos Valley Road with Palomino Drive as shown in that Record of Survey filed in Book 75, Page 81 of Licensed Surveys in said County Recorder's Office, having grid coordinates of (Northing) 2,309,651.7300 feet (Easting) 5,722,163.5076 feet of the California Coordinate System 1983, Zone 5, epoch date 1991.35 adjustment of the High Precision Geodetic Network;

Thence along said centerline North 71°42'37" West (North 73°14'20" West per said Record of Survey) 1309.09 feet to a 2 inch punched brass disk stamped "Co. Surveyor" having grid coordinates of (Northing) 2,310,064.5492 feet (Easting) 5,720,920.5512 feet of said California Coordinate System 1983, Zone 5;

Thence leaving said centerline South 65°53'09" East 492.71 feet to a point on the southerly right of way line of Los Osos Valley Road as described in Resolution No. 70-351 recorded in Book 1570, Page 351 of Official Records and shown on the Map of the Official Plan Line filed in Book 1, Page 10 of Plan Lines, in the Office of said County Recorder, said point being marked by a cotton spindle with super tag stamped L.S. 6192, said point also being the TRUE POINT OF BEGINNING;

Thence South 20°27'01" West 80.05 feet to a cotton spindle with super tag stamped L.S. 6192;

Thence North 71°42'37" West 59.43 feet to a 5/8 inch rebar capped L.S. 6192;

Thence North 18°17'23" East 80.00 feet to said southerly right of way line of Los Osos Valley Road, being marked by a 5/8 inch rebar capped L.S. 6192;

Thence along said southerly right of way line, South 71°42'37" East 62.35 feet to the said True Point of Beginning.

Containing 4,871 square feet more or less.

Together with a non-exclusive appurtenant utility and access easement, as described in the Grant Deed and Agreement Affecting Real Property recorded November 6, 2003 in Document 2003129407 in said County Recorder's Office, located on the following described property;

All bearings and distances used herein are based on said California Coordinate System 1983, Zone 5. Divide distances by .99997 to obtain ground level distances.

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